

**CITY OF FITCHBURG  
CONSERVATION COMMISSION  
DRAFT MEETING MINUTES**

**TUESDAY, OCTOBER 28, 2008**

**COMMISSIONERS IN ATTENDANCE:** Tom Starr, Chairman, John Koutonen, Harry Karis, Kevin Sanders (associate member),

**STAFF IN ATTENDANCE:** Tim Smith, Mike O'Hara

**CALL TO ORDER:** Meeting called to order at 6:00 p.m. in the Veteran's Room, First Floor, City Hall.

**PUBLIC HEARINGS**

Notices of Intent - Labell Construction, Depot & Fairmount St. (continued)

Bill Hannigan & Gary Labelle present.

Bill: Housekeeping items -- asked to withdraw the first five NOIs submitted since they were for single family dwellings -- the plans have changed. Also requested to modify #155-558 NOI to be nine duplexes.

They will be providing a CB at low point in Fairmont Street to help with drainage. Bill: it will be a lot better than it is now.

Q: what if something happened to the pipe under RR leading to Munksjo? Is there an easement? All of the site's drainage goes through there .

John K -- was concerned -- there is no plan "B" for drainage.

Bill H: the project does not increase flow from the site. They are willing to grant the City an easement for drainage. He will submit an operation & maintenance plan and condo documents.

Kevin: Need a phasing plan -- what will be built when.

Bill H. can provide one.

Will need easement to keep wetland area clean -- no dumping.

Joel Kaddy: Project will be an improvement to the area, would clean it up. But what improvements could be made to the street?

Agreed to continue to next month.

Site walk Sat. 11-8.

Erosion & Sediment Control Plan - Habitat for Humanity of North Central Mass., corner Allen Place & Huron Street - three-family dwelling

Applicant has requested to withdraw their application until they have revised plan, which may be in early 2009. Commission agreed to allow application to be withdrawn w/o prejudice.

Notice of Intent - "Balsam Heights" 20-lot subdivision, off Fisher Road

Chris Deloge presented plan.

Tom: what status of sewer agreement with Lunenburg?

Chris: No final OK, but there has been discussions with Selectmen.

Tom: would not want Commission to make final decision on project w/o a final decision on the sewer.

Chris: agreed. If no sewer, lot sizes would have to change.

Chris: Three Stormceptors will be provided - will need to be cleaned a couple times per year.

Chris: due to groundwater at two feet below surface, detention basin will need to be a "fill" basin rather than a "cut" basin. Emergency spillway from basin will handle 100-year storm.

Abutters are concerned with more water and increased volume.

John K: Should notify Lunenburg b/c potential to affect wetlands in Lunenburg.

Need phasing plan.

Discussion – subdivision must be on Public sewer for the project to be built.

Chris is OK w/ a condition stating "No tree disturbed w/o intermunicipal agreement with Lunenburg"

Continued to November 25.

Notice of Intent - Rivers, 70 Frederick St., two single-family dwellings

Tim Beauchemin, P.E. & Scott Rivers presented plan.

Tim raised several issues . A RR tie retaining wall at edge of property is rotting away.

Wrought iron fencing is holding back one side of the slope adjacent to the Brook. Could this collapse into brook?

Also questioned the alternatives analysis submitted.

Continued to November 25.

## **OTHER BUSINESS:**

### Certificates of Compliance

Marshall Dennis in for three-year extension on an ORAD issued to Mass Highway for Route 2 improvements. Three year period expires 12/08. Commission unanimously agreed to issue a three-year extension.

Commission informed of Emergency Cert. to Leominster Water Dept. for emergency work to repair water main break in line on Fitchburg Airport property, near Baker Brook.

Motion made & seconded to adjourn. Vote unanimous.

Meeting adjourned: 8:15 p.m.

Next meeting: 11-25-08